

How to find a remodeling contractor who can make your dreams come true.



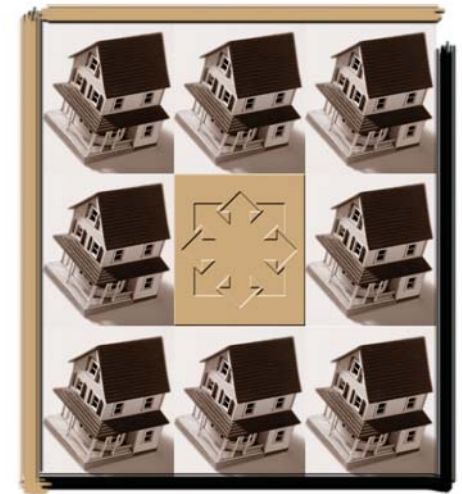
Choosing a remodeling contractor is like selecting a doctor. You want a well-established professional with an excellent

reputation. Someone you can communicate with. Someone you can trust.

- Begin your search by checking with reputable sources you respect.
- Get referrals from friends, neighbors, relatives.
- Check with your local Chamber of Commerce and builders' or remodelers' associations.
- Attend area builders' shows and exhibitions.
- Tour homes during the Remodelers Showcase.
- Watch local newspapers and magazines for articles that deal with home decorating and remodeling.

Narrow your search and choose the contractor you feel most comfortable with to move your project forward. And you're on your way.

*Dream.
Design.
Build.
Enjoy.*



*Choosing a
Remodeling
Contractor*

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Getting Started

➔ What the *contractor will need to know*

In order to prepare a proposal and estimate for your project, the contractor will need to know:

- What you want done — verbal descriptions, photos, rough sketches or drawings
- Any special requests, needs or expectations
- Your preliminary cost expectations
- Your time frame

➔ What *you need to know*

Your remodeling contractor is going to perform major surgery on your home. You need to be confident they can do the job right. Choose a well-qualified professional who:

- Is well-organized
- Is willing to answer all your questions
- Is properly licensed and insured
- Knows and will meet the local building codes and requirements (including obtaining permits)
- Promises quality work and materials for a fair price
- Has successfully completed projects that are similar to yours
- Is eager to provide the names and phone numbers of customers, suppliers and vendors as references

Be sure you know what services your contractor provides.

- Do they employ their own carpenters?
- Do they have long-term relationships with their subcontractors and vendors?
- Do they provide in-house design services?
- Can they help you obtain financing?

➔ Get it in writing

Reputable remodeling contractors will expect you to require written proof that their company:

- Is licensed and insured
- Has insurance limits that exceed the total cost of your remodeling project
- Warrants that all work will meet building requirements and codes
- Guarantees all materials and workmanship

➔ Let them shine

A well-established contractor will be eager to tell you:

- How long they've been in business
- What projects they've completed that are similar to yours
- Who you can call to get rave reviews about their company and workmanship

Making Your Decision

➔ Read everything

When a remodeling contractor presents a proposal and estimate, be sure to look for proper documentation including:

- A well-written contract with the contractor's name, address, phone number and license number
- A detailed work scope summary that spells out the contractor's assignment and owner's responsibilities
- Clear payment schedule
- Warranties
- Binding arbitration clause
- Three-day "Right of Cancellation" clause

➔ Compare apples to apples



Make sure competitive estimates are for similar-quality materials, and that you understand how and where they differ. While price may be a factor in making your choice of contractors, don't make your decision based solely on price. In fact, it's often wise to eliminate the lowest bid.

➔ Check them out

- The contractor's license: Minnesota Department of Commerce (651-296-2488)
- Trade memberships: National Association of the Remodeling Industry (612-332-6274) or Builders Association of the Twin Cities (651-697-1954)
- Your local Chamber of Commerce

And remember, never sign anything until you have read it carefully and are comfortable that you fully understand what you are signing.

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Let's get started. Call us today!

952-431-1670

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Burnsville Chamber of Commerce
Apple Valley Chamber of Commerce
Northern Dakota County Chamber of Commerce
Remodelers Advantage Executive Roundtable
Remodelers Council of the Twin Cities

